



CITY OF HAYWARD AGENDA REPORT

Planning Commission

Meeting Date 03/25/99

Agenda Item 4

TO: PLANNING COMMISSION

FROM: Gary Calame, Senior Planner

SUBJECT: Review of 1998 State of the City Report

RECOMMENDATION:

That the Planning Commission recommend that the City Council review and accept the 1998 State of the City Report, including the annual report on compliance with growth management principles and standards.

DISCUSSION:

State law requires that the Planning Commission provide an annual report to the City Council on the status of the General Plan and progress in its implementation. Since adoption of the comprehensive revision to the General Policies Plan in 1986, the City has fulfilled this requirement through the General Plan Annual Review process. Another purpose of the review process is to provide a medium for consideration of proposed policy adjustments and city-initiated amendments to the General Plan. In addition, the annual report has typically included an overview of current socioeconomic and development trends in Hayward.

Since adoption of the Growth Management Element in 1993, the City has placed a high priority on assessing the cumulative impacts of growth through monitoring "quality of life" indicators such as traffic congestion, crime, impacted schools and library services. Quantitative measurements include defined levels of service, crime rates, response times, national standards, or simply comparison of similar data with other cities. The Growth Management Element calls for an annual report on compliance with adopted growth management principles and standards.

The attached 1998 State of the City Report incorporates in one document the General Plan Annual Review report and the Annual Growth Management report. The overall objective of the State of the City Report is to provide a review of the past year's accomplishments as well as an outlook for the coming year. The State of the City Report begins with an overview of current socioeconomic trends in the areas of population, housing and employment. Next is a summary of the current status of the General Plan and its various elements. No amendments to the General Plan are being proposed as part of this year's Annual Review. The last section contains the report on compliance with growth management principles and standards.

SUMMARY OF 1998 ACTIVITY:

In the Downtown area, construction of the new parking garage was completed as leasing of the adjoining retail shops began. Also, the City approved a 370-acre expansion of the Downtown Redevelopment Project Area.

Residential construction increased dramatically following approval of plans for several large subdivisions (Twin Bridges and Clearbrook Highlands in the Fairway Park area). Other large subdivisions have recently been approved (Bailey Ranch) or are under review (South of Route 92 Specific Plan area).

In the Industrial Corridor, construction was approved for over 1.2 million square feet of new office, manufacturing and warehouse space, while construction neared completion on the new Mt. Eden Business Park and the Arden Road complex.

In the Shoreline area, work continued on various marsh restoration and habitat enhancement projects at the former Oliver property north of Route 92 (Hayward Area Recreation and Park District), and the Baumberg tract (State and Wildlife Conservation Board).

Several major transportation improvement projects were completed (D Street widening and Arden Road extension) or are underway (intermodal transfer facility improvements at the Downtown BART station).

The Hayward Unified School District neared completion of its school facilities master planning process, and negotiated agreements with developers of four large residential projects to assist in mitigation of impacts on schools.

The Library expanded its hours at the Weekes Branch, increased accessibility to the Internet, and introduced a new public access computer system (HEART) to begin the approved technology upgrade.

The Hayward Area Recreation and Park District continued with renovation of existing parks, and is nearing completion of the new 34-acre, 9-hole golf course in the Fairway Park area. HARD also continues to work with the City on the design of the proposed 25-acre sports park in the South of Route 92 Specific Plan area.

Fire protection in the Hayward Hills and Fairview area will be significantly enhanced upon completion of Station #8 at Five Canyons and Station #9 at Second and Campus. The City's contract with the Fairview District was renewed for another five years.

Continued crime prevention efforts by the Police Department and involved city residents this past year have resulted in a further reduction in the violent crime rate. Community oriented policing efforts will be enhanced through a reorganization of the department.

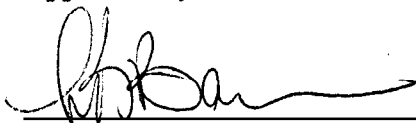
The City continued its efforts in the area of environmental protection and enhancement through completion of the Seismic Safety Retrofit Program, and also final approval of the agreement with the East Bay Dischargers Authority and the Livermore/Amador Valley Wastewater Management Agency for purchase of additional capacity in the wastewater treatment plant.

Prepared by:



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Approved by:



Ann Bauman
Community Planning and
Economic Development Administrator

Attachment: 1998 State of the City Report